

ZONING COMMISSION OF THE DISTRICT OF COLUMBIA

APPLICATION FOR CONSOLIDATED APPROVAL OF A PLANNED UNIT DEVELOPMENT

Before filling out this form, please see the instructions on the reverse side. Print or type all information unless otherwise indicated.

In accordance with the provisions of Chapter 24 of the Zoning Regulations, request is hereby made for consolidated approval of a Planned Unit Development, details of which are as follows:

Square No.	Lot Nos.	Existing Zoning	Requested Zoning
3584	23	C-3-C	C-3-C

Address or description of the premises: 300 New York Avenue, N.E.
(intersection of New York and Florida Avenues, N.E.)

Area of the Site: 13,578 square feet ~~or acres~~

Baist Atlas No. IV, Page 4.

Brief description of the proposal: Mixed use project having a maximum height of 130 feet and a maximum FAR of 8.0. The building will include Office, Residential and Hotel components organized around a central courtyard accessed from the Florida Avenue side of the site. Parking and loading will be located underground.

Concurrent change of zoning requested (check one): Yes ☒ No

The above information and attached documents are true to the best of my knowledge.

Roy G. Lance
Owner's Signature
Roy G. Lance
Manager Real Estate
Sun Oil Company of Pennsylvania
Owner's Printed Name

01 / 27 / 2006
Date

Person to be notified of all actions:

Norman M. Glasgow, Jr. 202-419-2460
Name Telephone Number
Holland & Knight LLP
2099 Pennsylvania Avenue, N.W. Washington D.C. 20006
Address Zip Code

Certification of Minimum Area: I hereby certify that the land area involved in this application is a minimum of 15,000 square feet pursuant to Section 2401 of the Zoning Regulations.

Owner's Signature

DO NOT WRITE BELOW THIS LINE

Date Received:

ZONING COMMISSION
District of Columbia
CASE NO.06-14
EXHIBIT NO.2B

Date Accepted: _____

Z.C. Case No.

ZONING COMMISSION OF THE DISTRICT OF COLUMBIA

APPLICATION FOR CONSOLIDATED APPROVAL OF A PLANNED UNIT DEVELOPMENT

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In accordance with the provisions of Chapter 24 of the Zoning Regulations, request is hereby made for consolidated approval of a Planned Unit Development, details of which are as follows:

Square No.	Lot Nos.	Existing Zoning	Requested Zoning
3584	811	C-3-C	C-3-C

Address or description of the premises: 300 New York Avenue, N.E.
(intersection of New York and Florida Avenues, N.E.)

Area of the Site: 102,569 square feet ~~or acres~~

Baist Atlas No. IV, Page 4.

Brief description of the proposal: Mixed use project having a maximum height of 130 feet and a maximum FAR of 8.0. The building will include Office, Residential and Hotel components organized around a central courtyard accessed from the Florida Avenue side of the site. Parking and loading will be located underground.

Concurrent change of zoning requested (check one): Yes ☒ No

The above information and attached documents are true to the best of my knowledge.

Richard G. David
Owner's Signature
By: Richard G. David, Vice-President
D&H Title Holder III, Inc.
Owner's Printed Name

July 26, 2006
Date

Person to be notified of all actions:

Norman M. Glasgow, Jr. 202-419-2460
Name Telephone Number
Holland & Knight LLP
2099 Pennsylvania Avenue, N.W. Washington D.C. 20006
Address Zip Code

Certification of Minimum Area: I hereby certify that the land area involved in this application is a minimum of 15,000 square feet pursuant to Section 2401 of the Zoning Regulations.

D&H TITLE HOLDER, III, INC.

By: Richard G. David
Owner's Signature
RICHARD G. DAVID, Vice President

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Date Received:

Date Accepted: _____

Z.C. Case No.

ZONING COMMISSION OF THE DISTRICT OF COLUMBIA

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Square No.	Lot Nos.	Existing Zoning	Requested Zoning
3584	811	C-3-C	C-3-C

Address or description of the premises: 300 New York Avenue, N.E.
(intersection of New York and Florida Avenues, N.E.)

Area of the Site: 102,569 square feet ~~or acres~~

Baist Atlas No. IV, Page 4.

Brief description of the proposal: Mixed use project having a maximum height of 130 feet and a maximum FAR of 8.0. The building will include Office, Residential and Hotel components organized around a central courtyard accessed from the Florida Avenue side of the site. Parking and loading will be located underground.

Concurrent change of zoning requested (check one): Yes X No

The above information and attached documents are true to the best of my knowledge.

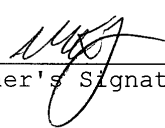

Owner's Signature
By: Gerald M. Katz, President
GMK Title Holder, Inc
Owner's Printed Name

January 30, 2006
Date

Person to be notified of all actions:

<u>Norman M. Glasgow, Jr.</u>	<u>202-419-2460</u>
Name	Telephone Number
<u>Holland & Knight LLP</u>	
<u>2099 Pennsylvania Avenue, N.W. Washington D.C. 20006</u>	
Address	Zip Code

Certification of Minimum Area: I hereby certify that the land area involved in this application is a minimum of 15,000 square feet pursuant to Section 2401 of the Zoning Regulations.


Owner's Signature

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Date Accepted: _____

Z.C. Case No.

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In accordance with the provisions of Chapter 24 of the Zoning Regulations, request is hereby made for consolidated approval of a Planned Unit Development, details of which are as follows:

Square No.	Lot Nos.	Existing Zoning	Requested Zoning
3584	812	C-3-C	C-3-C

Address or description of the premises: 300 New York Avenue, N.E.
(intersection of New York and Florida Avenues, N.E.)

Area of the Site: 10,381 square feet ~~or acres~~

Baist Atlas No. IV, Page 4.

Brief description of the proposal: Mixed use project having a maximum height of 130 feet and a maximum FAR of 8.0. The building will include Office, Residential and Hotel components organized around a central courtyard accessed from the Florida Avenue side of the site. Parking and loading will be located underground.

Concurrent change of zoning requested (check one): Yes ☒ No

The above information and attached documents are true to the best of my knowledge.

Gary Malashy, Managing Director
Owner's Signature

2/10/06
Date

Washington Metropolitan Area Transit Authority
Owner's Printed Name

Person to be notified of all actions:

<u>Norman M. Glasgow, Jr.</u>	<u>202-419-2460</u>
Name	Telephone Number
<u>Holland & Knight LLP</u>	
<u>2099 Pennsylvania Avenue, N.W. Washington D.C. 20006</u>	
Address	Zip Code

Certification of Minimum Area: I hereby certify that the land area involved in this application is a minimum of 15,000 square feet pursuant to Section 2401 of the Zoning Regulations.

Gary Malashy
Owner's Signature

DO NOT WRITE BELOW THIS LINE

Date Received:

Date Accepted: _____

Z.C. Case No.